



ORDINANCE O-01-2026

AN ORDINANCE TO DETERMINE THE ANNUAL COMPENSATION AND BENEFITS OF THE MAYOR, COUNCIL MEMBERS, AND ADDITIONAL SALARY FOR THE MAYOR, PRESIDENT PRO TEM, OR DESIGNATED COUNCIL MEMBER PRESIDING OVER MAYOR'S COURT

WHEREAS, Section 4.04 of the New Albany Charter authorizes council, by ordinance, to annually determine its compensation and benefits; and

WHEREAS, salary amounts for the mayor, members of council, and president pro tem who presides over Mayor's Court were last set via ordinance O-02-2025; and

WHEREAS, as the city grows, so does the work for council, and a cost of living increase of 3.25% for city staff was approved as part of the 2026 budget; and

WHEREAS, Codified Ordinance 155, Section 19(a) – Insurance Benefits, states, “The City shall make available group medical, prescription drug, dental, and vision benefits to all full-time non-union employees and their dependents as well as to all currently serving, elected members of City Council and Mayor. The benefits shall be based on the benefits of the carrier or carriers.”

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of New Albany, Counties of Franklin and Licking, State of Ohio, that:

Section 1. Annual salaries shall be adjusted as set forth below.

A. SALARY OF THE MAYOR.

The annual salary of the Mayor shall be Thirty Thousand One Hundred Sixty-Four dollars and Ninety-Eight cents (\$30,164.98) paid bi-weekly.

B. SALARY FOR MEMBERS OF COUNCIL.

The annual salary of each Council Member shall be Thirteen Thousand Eight Hundred Twenty-Three dollars and Sixty-Four cents (\$13,823.64) paid bi-weekly. The annual salary of the President Pro Tem shall be the same as Council Members, unless said President Pro Tem is serving on Mayor's Court, in which case they shall receive additional salary as set forth below.

C. ADDITIONAL SALARY FOR PRESIDING OVER MAYOR'S COURT

The additional annual salary of the Mayor and/or the President Pro Tem and/or the designated Council Member who is regularly scheduled to preside in Mayor's Court, averaging two court

sessions per month, shall be Six Thousand Nine Hundred Eighteen dollars and Fifty-Eight cents (\$6,918.58) paid bi-weekly.

Section 2. The salary changes shall be effective as of January 1, 2026.

Section 3. Actively serving council members may elect to enroll in city-sponsored health insurance at the time of open enrollment or upon a qualifying life event. The available benefits and cost of insurance provided to council members shall be the same as is offered to city full-time non-bargaining employees.

Section 4. It is hereby found and determined that all formal actions of this council concerning and relating to the adoption of this legislation were adopted in an open meeting of council, and that all deliberations of the council and or any of its committees that resulted in such formal action were in meetings open to the public, in compliance with Section 121.22 of the Ohio Revised Code.

Section 5. Pursuant to Article VI, Section 6.07(B) of the Charter of the City of New Albany, this ordinance shall be in effect thirty (30) days after adoption.

CERTIFIED AS ADOPTED this _____ day of _____, 2026.

Attest:

Sloan T. Spalding
Mayor

Jennifer H. Mason
Clerk of Council

Approved as to form:

Benjamin S. Albrecht
Law Director

Legislation dates:

Prepared:	12/22/2025
Introduced:	01/06/2026
Revised:	
Adopted:	
Effective:	



ORDINANCE O-02-2026

AN ORDINANCE TO APPROPRIATE PROPERTY AND EASEMENTS FROM THE OWNER, HENDREN ONE LLC, AN OHIO LIMITED LIABILITY COMPANY OF THE PROPERTY LOCATED AT FANCHER ROAD IN LICKING COUNTY, OHIO FOR THE PUBLIC PURPOSE OF CONSTRUCTING, MAKING AND REPAIRING ROADS, IN THE GREEN CHAPEL ROAD PROJECT, WHICH SHALL BE OPEN TO THE PUBLIC, WITHOUT CHARGE; AND DECLARING AN EMERGENCY

WHEREAS, the City of New Albany is preparing to construct the Green Chapel Road Project (the "Project"), a public roadway construction and improvement project in Licking County, Ohio in the area where Intel Corporation is in the process of constructing a \$20 billion+ semiconductor and chip manufacturing project in the City, which Project is necessary and essential for a public purpose to improve public roads and accommodate the increase in of traffic in the area; and

WHEREAS, the Project includes the making, repairing, widening, improving, and construction of Green Chapel Road and its intersecting roadways which roadways are, will be and will remain open to the public without charge; and

WHEREAS, the roadways and the Project will require the City of New Albany to obtain the premises described herein and on the attached Exhibit, which is located in Licking County, Ohio; and

WHEREAS, a Resolution of intent was previously adopted by Council in Resolution No. R-45-2024 and said Resolution was served according to law and return of service has been made; and

WHEREAS, the requirements of Ohio Revised Code Section 163.04 have been met and the City and the owner have been unable to agree on a conveyance or the terms of a conveyance; and

WHEREAS, it is in the interest of the City of New Albany, and the general interest of the community, traveling public and region to facilitate the Project and opportunities the development will bring to the City, townships, Licking County, region and entire State of Ohio, to immediately provide more effective streets and roads in the area for the development and traveling public; and

WHEREAS, this ordinance constitutes an emergency measure necessary for the immediate preservation of the public peace, health, safety and welfare of the city, and for the further reason that this ordinance is required to be effective immediately upon adoption to meet the required public road and infrastructure improvement deadlines for the support, receipt of funding for and development of the Project and the construction and timely commencement of the construction of the Project and the domestic semiconductor manufacturing operations, including federal, state, and city funding requirements, contracts and support obligations.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of New Albany, Counties of Franklin and Licking, State of Ohio, with the affirmative vote of at least two-thirds of all members elected thereto, that:

Section 1. The City determines the appropriation is necessary and directs that the appropriation proceed and the City appropriate the following property from its owner, Hendren One LLC, an Ohio limited liability company for the property located at Fancher Road, for the public purpose of making, repairing, improving and constructing Green Chapel Road and its necessary appurtenances pursuant to the Charter of the City of New Albany, Ohio Revised Code Chapters 163, 715, 717, and 719; and the Constitution of the State of Ohio and other applicable laws, which property and interests are described as depicted as follows:

A. Fee simple interest, without limitation of existing access rights to and from adjoining public roadway(s), in and to the premises described in the legal description and survey attached hereto as Exhibit 1 (Project Parcel J3-WD).

Section 2. That Council hereby fixes the value of all the interests appropriated at Forty Thousand One Hundred Twenty-Seven Dollars (\$40,127.00), including damages to residual lands, if any, which sum shall be deposited with the Licking County Common Pleas Court for the use and benefit of the owner of the property appropriated. Upon such deposit, the City of New Albany shall take possession of and enter upon the property pursuant to law.

Section 3. That Council finds that the appropriation is a public exigency necessary for the stated public purposes, that the City has been unable to agree with the owner of the property on the terms of a conveyance and the other requirements of Ohio Revised Code Section 163.04 have been met, and that the City intends to obtain immediate possession of the property.

Section 4. That the City Law Director or his designee is directed to proceed with the appropriation and is hereby authorized to file a petition for appropriation in the Licking County Common Pleas Court, to have a jury impaneled to assess the compensation to be paid for the real estate herein described above.

Section 5. That Council further hereby authorizes and directs the City Manager, the Director of Law, the Director of Finance, the Clerk of Council or other appropriate officers and designees of the City to take any other actions as may be appropriate to implement this Ordinance, including the authority to reach a reasonable administrative resolution with the property owner to acquire the property interest in an amount greater than the appraised value and accept and record instruments of conveyance and all other documents necessary to carry out the terms and intent of this Ordinance. Should the City reach a reasonable administrative resolution at an amount greater than the appraised value, no further legislation is required.

Section 6: For the reasons stated in the preamble and herein, council hereby declares an emergency and waives the otherwise applicable referendum period.

Section 7. It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this legislation were adopted in an open meeting of the Council, and that all deliberations of the Council and/or any of its committees that resulted in such formal action

were in meetings open to the public, in compliance with all legal requirements, including Ohio Revised Code Section 121.22.

Section 8. Pursuant to Article 6.07(A) of the New Albany Charter, this ordinance shall become effective immediately upon its adoption.

CERTIFIED AS ADOPTED this _____ day of _____, 2026.

Attest:

Sloan T. Spalding
Mayor

Jennifer H. Mason
Clerk of Council

Approved as to form:

Benjamin S. Albrecht
Law Director

Legislation dates:

Prepared:	12/18/2025
Introduced:	01/06/2026
Revised:	
Adopted:	
Effective:	

Exhibit A - O-02-2025

EXHIBIT A

PARCEL J3-WD 0.815 ACRE

ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
FOR PUBLIC HIGHWAY, STREET AND ROADWAY PURPOSES
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS

Grantor/Owner, for his/its heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of premises follows]

Situated in the State of Ohio, County of Licking, Township of Monroe, lying in the Southeast Quarter of Section 25, Township 3, Range 15, United States Military District, being part of that 28.534 acre tract conveyed as "Tract Four" to Hendren One LLC by deed of record in Instrument Number 201304180009917 (all references are to the records of the Recorder's Office, Licking County, Ohio) and being more particularly described as follows:

Beginning, for reference, at a magnetic nail set at the centerline intersection of Johnstown-Utica Road NW (U.S. Route 62) (width varies) and Green Chapel Road NW (Township Road 63), the westerly corner of the remainder of that 12.281 acre tract conveyed to C. Edward Venard by deed of record in Official Record 320, Page 709, in the line common to said Township 3 and Township 2 of said Range 15;

Thence North 59° 41' 16" East, with the centerline of said Johnstown-Utica Road (U.S. Route 62), a distance of 210.62 feet to a magnetic nail set at the southwesterly corner of said 28.534 acre tract, the northwesterly corner of that 2.921 acre tract conveyed to City of New Albany, Ohio by deed of record in Instrument Number 202407180012160, the northeasterly corner of the remainder of that 12.281 acre tract conveyed to C. Edward Venard by deed of record in Official Record 320, Page 709, the southeasterly corner of that 3.241 acre tract conveyed to Blanca O. Rooney and Paul J. Rooney by deed of record in Instrument Number 201609260020826, the TRUE POINT OF BEGINNING;

Thence North 02° 29' 24" East, across said Johnstown-Utica Road (U.S. Route 62) and with the line common to said 28.534 and 3.241 acre tracts, a distance of 59.23 feet to an iron pin set;

Thence North 60° 04' 31" East, across said 28.534 acre tract, a distance of 694.35 feet to an iron pin set in the easterly line of said 28.534 acre tract, the westerly line of that 1.000 acre tract conveyed to Bryan J. Zink and Tracey L. Zink by deed of record in Instrument Number 201306110014947;

Thence South 29° 55' 14" East, with the line common to said 28.534 and 1.000 acre tracts (passing a 3/4 inch capped iron pipe found at a distance of 19.54 feet), a total distance of 50.00 feet to a magnetic nail set at the southerly common corner thereof, in the centerline of said Johnstown-Utica Road (U.S. Route 62), in the northwesterly line of that 1.641 acre tract conveyed to Michael E. Dingess by deed of record in Instrument Number 201108090014686

Thence South 60° 04' 31" West, with said centerline, the southeasterly line of said 28.534 acre tract, the northwesterly line of said 1.641 acre tract, the northwesterly line of that 1.443 acre tract conveyed as "Parcel One" to Ula M. Strelcky by deeds of record in Instrument Numbers 200907070015034 and 202210180025131 and the northwesterly line of said 2.921 acre tract, a distance of 726.09 feet to the TRUE POINT OF BEGINNING, containing 0.815 acre, more or less, all of which is within Auditor's Parcel Number 052-172500-00.000 and 0.494 acre of which is within the present roadway occupied.

EXHIBIT A

**PARCEL J3-WD
0.815 ACRE
-2-**

Subject, however, to all legal rights-of-way and/or easements, if any, of previous record.

Iron pins set, where indicated, are iron pipes, thirteen sixteenths (13/16) inch inside diameter, thirty (30) inches long with a plastic plug placed in the top bearing the initials EMHT INC.

The bearings shown hereon are based on the Ohio State Plane Coordinate System, South Zone, NAD83 (1986 Adjustment). Said bearings originated from a field traverse which was tied (referenced) to said coordinate system by GPS observations and observations of selected Franklin County Engineering Department monuments Frank 80 and Frank 180. The portion of the centerline of Johnstown-Utica Road (U.S. Route 62), having a bearing of North 60°04'31" East, is designated the "basis of bearings" for this survey.

This description is based on an actual field survey performed by or under the direct supervision of Joshua M. Meyer, Professional Surveyor Number 8485 in November and December, 2021, April, 2022, and March, 2024.



EVANS, MECHWART, HAMBLETON & TILTON, INC.

Joshua M. Meyer
Joshua M. Meyer
Professional Surveyor No. 8485

August 7, 2024

Date

JMM:djf
J03-WD_0_815 ac 20220307-VS-BNDY.docx

PRE-APPROVAL	
LICKING COUNTY ENGINEER	
APPROVED	CONDITIONAL
<input checked="" type="checkbox"/>	<input type="checkbox"/> <i>JM</i>
APPROVED BY:	
DATE: 8-8-24	

EMHT

Evans, Mechwart, Hambleton & Tilton, Inc.
 Engineers • Surveyors • Planners • Scientists
 6500 New Albany Road, Columbus, OH 43054
 Phone: 614.775.4500 Toll Free: 888.775.3643
 emht.com

SURVEY OF ACREAGE PARCEL

SOUTHEAST QUARTER, SECTION 25, TOWNSHIP 3, RANGE 15
 UNITED STATES MILITARY DISTRICT
 TOWNSHIP OF MONROE, COUNTY OF LICKING, STATE OF OHIO

Date: August 7, 2024
 Scale: 1" = 60'
 Job No: 2022-0307
 Sheet No: 1 of 2

BLANCA O. ROONEY
 PAUL J. ROONEY
 3.241 AC. (DEED)
 I.N. 201609260020826

PARCEL J3-WD
 0.815 AC. GROSS
 -0.494 AC. P.R.O.
 0.321 AC. NET

HENDREN ONE LLC
 TRACT FOUR
 28.534 AC. (DEED)
 I.N. 201304180009917
 P.N. 052-172500-00.000

BRYAN J. ZINK
 TRACEY L. ZINK
 1.000 AC. (DEED)
 I.N. 201306110014947

N02°29'24"E 59.23'
 R/W
 C. EDWARD VENARD
 12.281 AC. (DEED)
 O.R. 320,
 P. 709
 N59°41'16"E 210.62'
 TPOB
 30.00'
 S60°04'31"W 726.09'
 R/W
 R/W
 CITY OF
 NEW ALBANY, OHIO
 2.921 AC. (DEED)
 I.N. 202407180012160
 JOHNSTOWN - UTICA ROAD
 (U.S. ROUTE 62) (VARIES)
 R/W
 R/W
 ULA M. STRELECKY
 PARCEL ONE
 1.443 AC. (DEED)
 I.N. 200907070015034
 I.N. 202210180025131
 ULA M. STRELECKY
 PARCEL TWO
 0.783 AC. (DEED)
 I.N. 200907070015034
 I.N. 202210180025131
 MICHAEL E. DINGESS
 1.641 AC. (DEED)
 I.N. 201108090014686

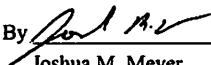
○ Iron Pin Set

● Iron Pin Found

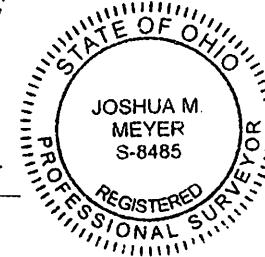
○ Magnetic Nail Set

Iron Pins Set are 13/16" I.D. iron pipes
 30" long with cap inscribed EMHT INC.



By 
 Joshua M. Meyer
 Professional Surveyor No. 8485
 jmeyer@emht.com

8-7-2024
 Date





Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

SURVEY OF ACREAGE PARCEL

SOUTHEAST QUARTER, SECTION 25, TOWNSHIP 3, RANGE 15
UNITED STATES MILITARY DISTRICT
TOWNSHIP OF MONROE, COUNTY OF LICKING, STATE OF OHIO

Date:	August 7, 2024
Scale:	N/A
Job No:	2022-0307
Sheet No:	2 of 2

REFERENCE:

- Roadway plan titled "Sec. P Columbus-Millersburg Road", I.C.H. No. 23, dated 1919, on file with the Ohio Department of Transportation, District 5.
- Right of Way plan titled "LIC-62-0.49" PID 109329, dated 2020, on file with the Ohio Department of Transportation, District 5.

BASIS OF BEARINGS:

The bearings shown hereon are based on the Ohio State Plane Coordinate System, South Zone, NAD83 (1986 Adjustment). Said bearings originated from a field traverse which was tied (referenced) to said coordinate system by GPS observations and observations of selected Franklin County Engineering Department monuments Frank 80 and Frank 180. The portion of the centerline of Johnstown-Utica Road (U.S. Route 62), having a bearing of North 60°04'31" East, is designated the "basis of bearings" for this survey.

SURVEY NOTE:

This survey was prepared using documents of record, prior plats of survey, and observed evidence located by an actual field survey performed in November and December, 2021, April, 2022, and March, 2024.



ORDINANCE O-03-2026

AN ORDINANCE TO ACCEPT THE EXPEDITED TYPE 1 ANNEXATION OF 106.4 +/- ACRES FROM JERSEY TOWNSHIP, LICKING COUNTY TO THE CITY OF NEW ALBANY

WHEREAS, pursuant to the petition filed by Aaron Underhill, agent for petitioner, with the Licking County Board of Commissioners on October 29, 2025; and

WHEREAS, the foregoing Resolution #25-0891-COMM of the Licking County Commissioners granting the petition, along with the transcript, was delivered to the City of New Albany on November 12, 2025, and more than sixty (60) days have elapsed since the foregoing resolution and transcript were transmitted to the City of New Albany; and

WHEREAS, pursuant to City of New Albany Resolution R-27-2021, a Road Maintenance Agreement was signed on August 9, 2021 for Jug Street Road, and pursuant to Resolution R-36-2022, wherein the New Albany City Manager was authorized to enter into an Intergovernmental Agreement with the Licking County Board of Commissioners, Jersey Township, and Monroe Township for Clover Valley Road and other roads, there are agreements in place for the maintenance of sections of roadways impacted by this annexation; and

WHEREAS, pursuant to New Albany Codified Ordinance 1125.05, all newly annexed areas shall immediately be zoned into the Agricultural District and shall be subject to the regulations and restrictions pertaining thereto; and

WHEREAS, pursuant to New Albany Codified Ordinance 1125.06, all future qualifying annexed properties shall be added to the applicable New Community Authority as described therein and are subject to a special property assessment in compliance therewith; and

WHEREAS, New Albany City Council has determined that annexation of the real estate is in the best interests of the residents of the City of New Albany.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of New Albany, Counties of Franklin, and Licking, State of Ohio, that:

Section 1. The application of property owners set forth in Licking County requesting the annexation of 106.4 +/- acres, which is contiguous to the City of New Albany, is hereby accepted, and the corporate boundaries of New Albany shall be extended to include the territory, more particularly described in Exhibit A, attached hereto and incorporated herein as if fully written.

Section 2. An accurate map of the territory attached as Exhibit B, the petition for its annexation, other related documents, and a certified transcript of the proceedings of the Licking

County Board of Commissioners regarding the annexation proceedings have been on file with the Clerk of Council of the City of New Albany for sixty (60) days prior to being presented to this Council as required by law, and are hereby accepted.

Section 3. Council of the City of New Albany hereby accepts the annexation of a 106.4 +/--acre tract, situated in Jersey Township, Licking County, Ohio, the same being land of the owners set forth above, for annexation to the City of New Albany.

Section 4. The clerk is herewith directed to deliver certified copies of this ordinance and other proceedings relative to the annexation to the County Auditor, County Recorder, and the Secretary of State.

Section 5. It is hereby found and determined that all formal actions of council concerning and relating to the adoption of this legislation were adopted in an open meeting of council, and that all deliberations of the council and or any of its committees that resulted in such formal action were in meetings open to the public, in compliance with Section 121.22 of the Ohio Revised Code.

Section 6. Pursuant to Article VI, Section 6.07(B) of the Charter of the City of New Albany, this ordinance shall be effective thirty (30) days after adoption.

CERTIFIED AS ADOPTED this _____ day of _____, 2026.

Attest:

Sloan T. Spalding
Mayor

Approved as to form:

Benjamin S. Albrecht
Law Director

Jennifer H. Mason
Clerk of Council

Legislation dates:
Prepared: 12/29/2025
Introduced: 01/20/2026
Revised:
Adopted:
Effective:

**CERTIFICATION BY CLERK OF COUNCIL
OF PUBLICATION OF LEGISLATION**

I certify that copies of Ordinance O-03-2026 were posted in accordance with Article VI, Section 6.12 of the Charter of the City of New Albany, for 30 days starting on _____, 2026.

Jennifer Mason, Clerk of Council

Date

Exhibit A - O-03-2026

LEGAL DESCRIPTION

Description of 106.4 +/- Acres to be Annexed from Jersey Township To City of New Albany

Situated in the State of Ohio, County of Licking, Township of Jersey, Lot 3, Quarter Township 2, Township 2 North, Range 15 West, United States Military Lands, being all of a 4.132 acre tract conveyed to Randy Wickiser, of record in Instrument Number 200107260026830 (PID 037-111540-01.009), all of a 6.82 acre tract conveyed to Tina S. Bezouska and Richard T. Bezouska, of record in Instrument Number 201905230009984 (PID 037-111540-01.008), all of a 1.25 acre tract conveyed to Ray Rusmisel and Vicki Rusmisel and Todd Steven Dodderer, of record in Instrument Number 202112230039028 (PID 037-111540-01.007), all of a 1.25 acre tract conveyed to Craig Long and Jessica Long, of record in Instrument Number 201904260007828 (PID 037-111540-01.006), all of a 5.00 acre tract conveyed to Rusmisel LLC, of record in Instrument Number 201312100030045 (PID 037-111540-01.005), all of a 5.00 acre tract conveyed to Sarah R. Mahaffey-Amett and Jason Amett, of record in Instrument Number 202112060036972 (PID 037-111540-01.004), all of a 1.25 acre tract conveyed to Claude W. Richardson and Peggy Richardson, of record in Official Record 181, Page 115 (PID 037-111540-01.003), all of a 1.25 acre tract conveyed to Rusmisel LLC, of record in Instrument Number 202006030012965 (PID 037-111540.01.002), all of a 1.89 acre tract conveyed to Rusmisel LLC, of record in Instrument Number 202006030012966 (PID 037-111540-01.001), all of a 2.00 acre tract conveyed to MBJ Holdings, LLC, of record in Instrument Number 202202180004339 (PID 037-111540-01.000), all of a 5.009 acre tract and a 6.871 acre tract conveyed to Kathie Frost, of record in Instrument Number 201806080011639 (PID 037-111540-04.000 and 037-111540-00.009), all of a 5.001 acre tract conveyed to Sunil Kumar Sunkara and Madhavi Gutta, of record in Instrument Number 202204080008719 (PID 037-111540-05.000), all of a 6.224 acre tract conveyed to Jared Writesel, of record in Instrument Number 201408190015833 (PID 037-111540-00.010), all of a 5.856 acre tract conveyed to Jeremy Lee Kimble, of record in Instrument Number 202007020016023 (PID 037-111540-00.008), all of a 5.756 acre tract conveyed to Luke E. Wickline, of record in Instrument Number 201510280023467 (PID 037-111540-00.007), all of a 6.032 acre tract conveyed to Brenda L. Hiles, of record in Instrument Number 201702150002998 (PID 037-111540-00.006), all of a 6.420 acre tract conveyed to Jenny L. Davidson, of record in Instrument Number 200510280034396 (PID 037-111540-00.005), all of a 6.101 acre tract conveyed to Ark Group Investments LLC, an Ohio Limited Liability Company, of record in Instrument Number 202302060002185 (PID 037-111540-00.000), all of a 6.440 acre tract conveyed to Chris A. Anderson and Colleen F. Anderson, of record in Instrument Number 201206010012102 (PID 037-111540-00.001), all of a 2.758 acre tract conveyed to Lany E. Thompson, of record in Instrument Number 202203080005919 (PID 037-111540-07.000), all of a 2.243 acre tract conveyed to Michael Eugene Sides and Renee L. Sides, of record in Instrument Number 201406190011186 (PID 037-111540-07.001), all of a 5.104 acre tract conveyed to Jug Street, LLC, of record in Instrument Number 202301060000445 (PID 037-111540-00.003), all of a 1.25 acre tract conveyed to Wayne N. Hughes and Jessie M. Hughes, of record in Instrument Number 202006010012668 (PID 037-111540-06.000), all of a 1.25 acre tract conveyed to Aaron Artis, of record in Instrument Number 202008270022043 (PID 037-111540-02.000), all of a 5.00 acre tract conveyed to Jug Street, LLC, of record in Instrument Number 202212150029262 (PID 037-111540-00.004) and being more particularly described as follows:

BEGINNING at the common corner of said Lot 3, Lot 15, Lot 14 and Lot 2, also being the intersection of Jug Street Road (County Road 22) (60' R/W) (P.B. 13, Pg. 210) and Clover Valley Road (60' R/W) (P.B. 13, Pg. 210) said point being in the Existing City of New Albany Corporation line, of record in Ordinance Number O-11-2022, Instrument Number 202205120011951;

Thence northerly, with the centerline of said Clover Valley Road and said Corporation line a distance of 1715± feet to a point at the northwest corner of said Lot 3 and in a southerly line of said Corporation line;

Thence easterly, with said southerly corporation line and the northerly lines of the following tracts; said 4.132 acre Wickiser tract, said 6.871 acre Frost tract, said 5.856 acre Kimble tract, said 5.756 acre Wickline tract, said 6.032 acre Hiles tract, said 6.420 acre Davidson tract, said 6.101 acre Ark Group Investments tract and said 6.440 acre Anderson tract, a distance of 2793± feet to a point at the northeast corner of said Lot 3, the northeast corner of said 6.440 acre tract and in the westerly line of the Existing City of New Albany Corporation Line of record in Instrument Number 202302170002967, Resolution Number 116-62, Ordinance Number O-01-2023;

Thence southerly, partially with the westerly line of said Corporation line and the easterly lines of said 6.440 acre tract and said 2.758 acre tract, a distance of 1718± feet to a point at the southeast corner of said Lot 3 and the northeast corner of said Lot 2, the southeast corner of a said 2.758 acre tract, in the centerline of said Jug Street Road, and in the northerly line of the Existing City of New Albany Corporation line, of record in Ordinance Number O-44-2021, Instrument Number 202201240001964;

Thence westerly, partially with said Corporation line, with said centerline and the southerly lines of the following tracts; said 2.758 acre Thompson tract, said 6.440 acre Anderson tract, said 6.101 acre Ark Group Investments tract, said 2.243 acre Sides tract, said 5.104 Jug Street tract, said 1.25 acre Hughes tract, a distance of 747± feet to a point at the southeast corner of a 1.25 acre tract conveyed to Jeffery W. and Geneva D. Lutz, of record in Instrument Number 201909180019777 (PID 037-111540-00.002);

Thence through said Lot 3 and with the perimeter said 1.25 Lutz tract the following courses:

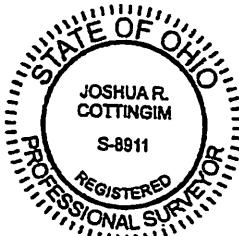
Northerly, with the westerly line of said 1.25 acre Hughes tract, a distance of 363± feet to a point;

Westerly, with the southerly line of said 5.00 acre Jug Street tract, a distance of 150± feet to a point being the northeast corner of said 1.25 acre Artis tract;

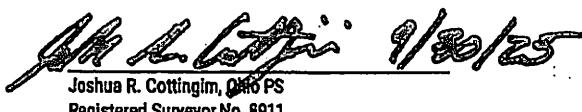
Southerly, with the easterly line of said 1.25 acre Artis tract, a distance of 363± feet to a point in the centerline of said Jug Street Road and the southeast corner of said 1.25 acre Artis tract;

Thence westerly, with said Corporation line and the centerline of Jug Street Road and the southerly lines of the following tracts; said 1.25 acre Arts tract, said 5.00 acre Jug Street tract, said 6.420 acre Davidson tract, said 6.032 acre Hiles tract, said 5.756 acre Wickline tract, said 5.856 acre Kimble tract, said 6.871 acre Frost tract, said 6.224 acre Writsel tract, said 5.001 acre Sunkara & Gutta tract, said 5.009 acre Frost tract, said 2.00 acre MBJ Holdings tract, said 1.89 acre Rusmisel tract and the Existing City of New Albany Corporation line, of record in Ordinance Number 0-32-2022, Instrument Number 202211160027369, a distance of 1883± feet to the to the POINT OF BEGINNING and containing 106.4± acres of land more or less, being all out of the Township of Jersey.

This annexation description of the location of the property to be annexed is not a boundary survey as defined in O.A.C. Chapter 4733.37. The above annexation contains a total perimeter of 9732± feet to be annexed with length of 7077± feet contiguous with the existing City of New Albany Corporation line. 72.7% of the perimeter length is contiguous with the City of New Albany Corporation lines, as recorded in Ordinance Number 0-11-2022 and Instrument Number 202205120011951, Ordinance Number 0-01-2023 and Instrument Number 202302170002957, Ordinance Number 0-44-2021 and Resolution Number 110-243 and Instrument Number 202211160027369.



CESO Inc.


Joshua R. Cottinim, Ohio PS
Registered Surveyor No. 8911

PRE-APPROVAL	
LICKING COUNTY ENGINEER	
APPROVED	CONDITIONAL
<input checked="" type="checkbox"/>	<input type="checkbox"/> BS
APPROVED BY:	
DATE:	10/23/25

CESO 



The within map made out of the petition of annexation filed with the Board of Commissioners of Licking County, Ohio, on 2025, under Chapter 709 of the Ohio Revised Code, is submitted as an accurate map of the territory in said petition described under the requirements of said Chapter 709 of the Ohio Revised Code.

Agent for Petitioners

The Board of County Commissioners of Licking County, Ohio, having received a petition bearing the signed names and addresses of the parties interested in the annexation to the City of New Albany, Ohio, of the territory shown herein and having given due consideration to the prayer of said petition, do hereby grant the same.

Board of Licking County Commissioners

Commissioner

Commissioner

Commissioner

Transferred this day of , 2025, upon the duplicates of this office.

Containing acres.

Transfer Fee

Licking County Recorder

Council for the City of New Albany, Ohio, by ordinance passed , 2025, and approved by the mayor on , 2025, did accept the territory shown herein for annexation to the City of New Albany, Ohio, a municipal corporation.

Attest
Clark, City of New Albany

Contiguity Note:

The Total Perimeter of Annexation Area is 9732± Feet, of Which 7077± Feet are Contiguous with the City of New Albany, Giving 72.7% Contiguity.

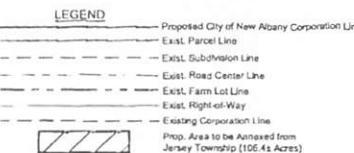
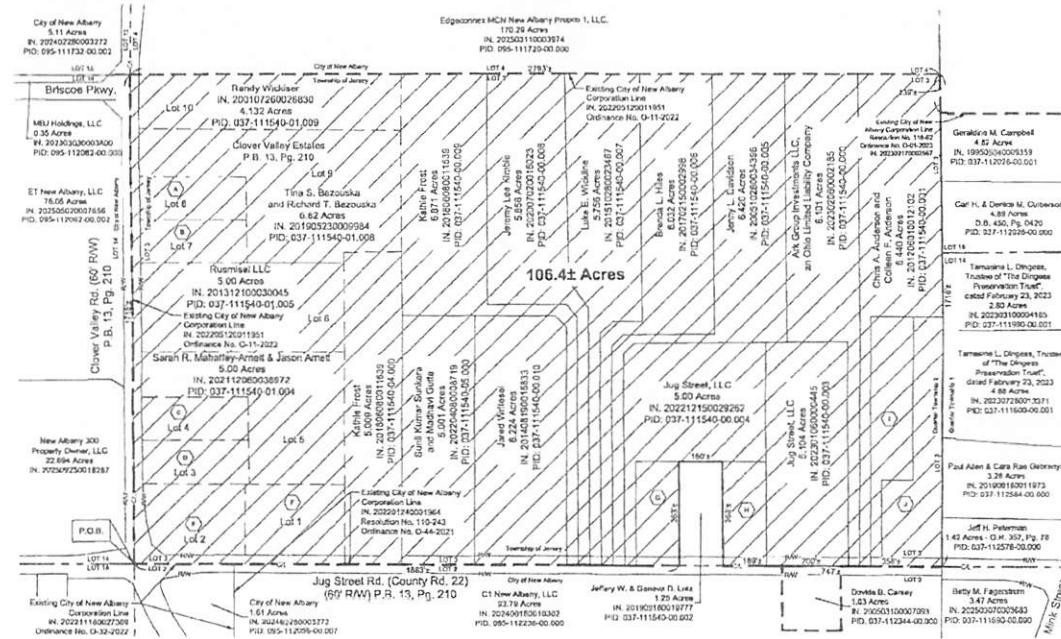
This Exhibit was prepared from Record information from the Licking County Engineer, Recorder and Auditor, and is not intended for the Transfer of Real Property.



John R. Cuttino 9/30/2025
John R. Cuttino, Class PS No. 8911
Date

Map of Territory to be Annexed From: Township of Jersey To: City of New Albany

Situated in the State of Ohio, County of Licking, Township of Jersey, Lot 3, Quarter Township 2, Township 2N, Range 15W, United States Military Lands



Parcels Included in Annexation

- ① Ray Rasmussen and Vicki Rasmussen and Todd Steven Dodgerer 2.00 Acres IN: 20240260003439 PID: 037-111540-01.000
- ② 1.25 Acres IN: 20240260003628 PID: 037-111540-01.007
- ③ Aaron Arns 1.25 Acres IN: 202006270022043 PID: 037-111540-02.000
- ④ Craig Long and Jessica Long 1.25 Acres IN: 201904250007828 PID: 037-111540-01.006
- ⑤ Claude W. Richardson and Peggy Richardson 1.25 Acres IN: 201904250007828 PID: 037-111540-01.003
- ⑥ Michael Eugene Sides and Renee L. Sides 2.74 Acres IN: 201406100017668 PID: 037-111540-02.000
- ⑦ Wayne H. Hughes and Jessie M. Hughes 1.25 Acres IN: 201406100017668 PID: 037-111540-02.000
- ⑧ Michael Eugene Sides and Renee L. Sides 2.74 Acres IN: 201406100017668 PID: 037-111540-02.000
- ⑨ 1.25 Acres IN: 202006030012965 PID: 037-111540-01.002
- ⑩ Rasmussen LLC 2.75 Acres IN: 202203080005919 PID: 037-111540-07.001
- ⑪ Rasmussen LLC 1.89 Acres IN: 202206030012966 PID: 037-111540-01.001

GRAPHIC SCALE (IN FEET)

BASIS OF BEARINGS
NAD 83 (2011), OHIO SOUTH

ANNEXATION

State of Ohio, County of Licking, Township of Jersey, Lot 3, Quarter Township 2, Township 2N, Range 15W, United States Military Lands

Reviewers / Submitters
ID Description Date

Project Number: 767061
Scale: 1" = 200'
Drawn By: KBS
Checked By: JRC
Date: 9/29/2025
Issue:



ORDINANCE O-04-2026

AN ORDINANCE TO DECLARE THE IMPROVEMENT TO CERTAIN PARCELS OF REAL PROPERTY TO BE A PUBLIC PURPOSE, EXEMPT 100% OF THAT IMPROVEMENT FROM REAL PROPERTY TAXATION, REQUIRE THE OWNERS OF THOSE PARCELS TO MAKE SERVICE PAYMENTS IN LIEU OF TAXES, PROVIDE FOR THE DISTRIBUTION OF THE APPLICABLE PORTION OF THOSE SERVICE PAYMENTS TO THE NEW ALBANY-PLAIN LOCAL SCHOOL DISTRICT AND THE EASTLAND-FAIRFIELD CAREER & TECHNICAL SCHOOLS, ESTABLISH A MUNICIPAL PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND FOR THE DEPOSIT OF THE REMAINDER OF THOSE SERVICE PAYMENTS, SPECIFY THE PUBLIC INFRASTRUCTURE IMPROVEMENTS THAT DIRECTLY BENEFIT THOSE PARCELS, AND APPROVE AND AUTHORIZE THE EXECUTION OF ONE OR MORE TAX INCREMENT FINANCING AGREEMENTS

WHEREAS, Sections 5709.40, 5709.42 and 5709.43 of the Ohio Revised Code (collectively, the “*TIF Statutes*”) authorize this Council to declare the improvement to certain parcels of real property located within the City of New Albany, Ohio (the “*City*”) to be a public purpose and exempt from taxation, require the owner of those parcels to make service payments in lieu of taxes, provide for the distribution of the applicable portion of those service payments to the New Albany-Plain Local School District and the Eastland-Fairfield Career & Technical Schools, (each, a “*School District*”), establish a municipal public improvement tax increment equivalent fund for the deposit of the remainder of those service payments and specify public infrastructure improvements made, to be made or in the process of being made that directly benefit, or that once made will directly benefit, those parcels; and

WHEREAS, the parcels of real property identified and depicted in Exhibit A attached hereto (each, as now or hereafter configured on the tax list and duplicate of real and public utility property, a “*Parcel*”, and collectively, the “*Parcels*”) are located in the City, and this Council has determined to declare the Improvement (as defined in Section 1 of this Ordinance) to each Parcel to be a public purpose; and

WHEREAS, this Council has determined that it is necessary and appropriate and in the best interest of the City to exempt from taxation one hundred percent (100%) of the Improvement to each Parcel as permitted and provided in Section 5709.40(B) of the Ohio Revised Code for thirty (30) years and to simultaneously direct and require the current and future owner of each Parcel (each such owner individually, an “*Owner*,” and collectively, the “*Owners*”) to make annual Service Payments (as defined in Section 2 of this Ordinance); and

WHEREAS, the City has determined that a portion of the Service Payments shall be paid directly to each School District in an amount equal to the real property taxes that the School District would have received if the Improvement to the Parcels had not been exempted from taxation pursuant to this Ordinance; and

WHEREAS, pursuant to Section 5709.43(A) of the Ohio Revised Code, this Council has determined to establish a municipal public improvement tax increment equivalent fund in which there shall be deposited the remaining Service Payments distributed to the City; and

WHEREAS, this Council has determined to designate the public infrastructure improvements described in Exhibit B attached hereto (the “*Public Infrastructure Improvements*”) as public infrastructure improvements made, to be made or in the process of being made that directly benefit, or that once made will directly benefit, the Parcels; and

WHEREAS, this Council has determined to provide for the execution and delivery of one or more Tax Increment Financing Agreements (each, a “*TIF Agreement*”), which will more fully provide for the collection of Service Payments; and

WHEREAS, notice of this proposed Ordinance has been delivered to the Board of Education Eastland-Fairfield Career & Technical Schools in accordance with, and within the time periods prescribed by, Sections 5709.40 and 5709.83 of the Ohio Revised Code and in furtherance of the commitment made by the City in the Compensation Agreements entered into between the Board of Education of the New Albany-Plain Local School District, and the City;

NOW, THEREFORE, BE IT ORDAINED by the Council for the city of New Albany, Counties of Franklin and Licking, State of Ohio, that:

Section 1. Authorization of Tax Exemption. Pursuant to and in accordance with the provisions of Section 5709.40(B) of the Ohio Revised Code, one hundred percent (100%) of the increase in assessed value of each Parcel that is used or to be used for non-residential purposes and that would first appear on the tax list and duplicate of real and public utility property after the effective date of this Ordinance (which increase in assessed value is hereinafter referred to as the “*Improvement*”, as further defined in Section 5709.40(A) of the Ohio Revised Code) is hereby declared to be a public purpose and shall be exempt from taxation for a period commencing with the first tax year that begins after the effective date of this Ordinance and in which an Improvement attributable to a new structure on that Parcel first appears on the tax list and duplicate of real and public utility property for that Parcel and ending on the earlier of (a) thirty (30) years after such commencement or (b) the date on which the City can no longer require service payments in lieu of taxes, all in accordance with the requirements of the TIF Statutes. The real property tax exemption granted pursuant to this Section and the payment obligation established pursuant to Section 2 are subject and subordinate to any real property tax exemption granted pursuant to Sections 3735.65 to 3735.70 or Sections 5709.61 to 5709.69 of the Ohio Revised Code.

Section 2. Service Payments and Property Tax Rollback Payments. Pursuant to Section 5709.42 of the Ohio Revised Code, this Council hereby directs and requires the Owner of each Parcel to make annual service payments in lieu of taxes with respect to the Improvement allocable thereto to the Treasurer of Franklin County, Ohio (the “*County Treasurer*”) on or before the final dates for payment of real property taxes. The service payment in lieu of taxes for each Parcel, including any penalties and

interest at the then current rate established under Sections 323.121(B)(1) and 5703.47 of the Ohio Revised Code, as the same may be amended or supplemented from time to time, or any other applicable provisions of the Ohio Revised Code (collectively, the “*Service Payments*”), shall be charged to each Parcel and collected in the same manner and in the same amount as the real property taxes that would have been charged and payable against the Improvement to that Parcel if it were not exempt from taxation pursuant to Section 1 of this Ordinance, all in accordance with Section 5709.42 of the Ohio Revised Code. The Service Payments, and any other payments with respect to the Improvement that are received by the County Treasurer in connection with the reduction required by Sections 319.302, 321.24, 323.152 and 323.156 of the Ohio Revised Code, as the same may be amended from time to time, or any successor provisions thereto as the same may be amended from time to time, or any other applicable provisions of the Ohio Revised Code (collectively, the “*Property Tax Rollback Payments*”), shall be allocated and distributed in accordance with Section 4 of this Ordinance.

Section 3. Tax Increment Equivalent Fund. This Council hereby establishes, pursuant to and in accordance with the provisions of Section 5709.43 of the Ohio Revised Code, the Oak Grove II Public Tax Increment Equivalent Fund (the “*Fund*”). The Fund shall be maintained in the custody of the City and shall receive all distributions to be made to the City pursuant to Section 4 of this Ordinance. Those Service Payments and Property Tax Rollback Payments received by the City with respect to the Improvement to each Parcel and so deposited pursuant to Section 5709.42 of the Ohio Revised Code shall be used solely for the purposes authorized in the TIF Statutes and this Ordinance, as the same may be amended from time to time. The Fund shall remain in existence so long as such Service Payments and Property Tax Rollback Payments are collected and used for the aforesaid purposes, after which time the Fund shall be dissolved and any incidental surplus funds remaining therein transferred to the City’s General Fund, all in accordance with Section 5709.43 of the Ohio Revised Code.

Section 4. Distribution of Funds. Pursuant to the TIF Statutes, the County Treasurer is hereby requested and directed to distribute the Service Payments and Property Tax Rollback Payments as follows:

(i) to each School District, an amount equal to the amount the School District would otherwise have received as real property tax payments (including the applicable portion of any Property Tax Rollback Payments) derived from the Improvement to each Parcel if the Improvement had not been exempt from taxation pursuant to this Ordinance; and

(ii) to the City, all remaining amounts for further deposit into the Fund for payment of costs of the Public Infrastructure Improvements upon appropriation for that purpose by this Council. If so appropriated, such costs may but shall not be required to include, without limitation, all debt service payable on debt issued by the City or the New Albany Community Authority (the “*Authority*”) to pay for Public Infrastructure Improvements, all amounts owed to any fund of the City or Authority to reimburse that fund for the costs of any Public Infrastructure Improvements previously paid from that fund, including interest payable on those amounts, and all amounts owed by the City or Authority to any third party for the construction of Public Infrastructure Improvements, including interest payable on those amounts.

Section 5. Public Infrastructure Improvements. This Council hereby designates the Public Infrastructure Improvements described in Exhibit B attached hereto, and any other public infrastructure improvements hereafter designated by ordinance, as public infrastructure

improvements made, to be made or in the process of being made by the City that directly benefit, or that once made will directly benefit, the Parcels.

Section 6. Tax Increment Financing Agreement. The form of TIF Agreement presently on file with the Fiscal Officer is hereby approved and authorized with changes therein and amendments thereto not inconsistent with this Ordinance and not substantially adverse to the City and which shall be approved by the City Manager. The City Manager, for and in the name of the City, is hereby authorized to execute and deliver one or more TIF Agreements with one or more owners of a Parcel or Parcels in substantially that form along with any changes therein and amendments thereto, provided that the approval of such changes and amendments by the City Manager, and the character of those changes and amendments as not being substantially adverse to the City or inconsistent with this Ordinance, shall be evidenced conclusively by the City Manager's execution thereof.

Section 7. Further Authorizations. This Council hereby authorizes and directs the City Manager, the City Solicitor, the Fiscal Officer or other appropriate officers of the City to make such arrangements as are necessary and proper for collection of the Service Payments from the Owners, including the preparation and filing of any necessary exemption applications. This Council further hereby authorizes and directs the City Manager, the City Solicitor, the Fiscal Officer or other appropriate officers of the City to prepare and sign all agreements and instruments and to take any other actions as may be appropriate to implement this Ordinance.

Section 8. Filings with Ohio Department of Development. Pursuant to Section 5709.40(I) of the Ohio Revised Code, the City Manager or other appropriate officer of the City is hereby directed to deliver a copy of this Ordinance to the Director of Development of the State of Ohio within fifteen (15) days after its adoption. Further, on or before March 31 of each year that the exemption set forth in Section 1 of this Ordinance remains in effect, the City Manager or other appropriate officer of the City shall prepare and submit to the Director of Development of the State of Ohio the status report required under Section 5709.40(I) of the Ohio Revised Code.

Section 9. Tax Incentive Review Council. This council hereby designates the Tax Incentive Review Council created pursuant to Resolution R-46-2009 as the tax incentive review council responsible for reviewing annually all exemptions from taxation resulting from the declarations set forth in this Ordinance and any other such matters as may properly come before that council, all in accordance with Section 5709.85 of the Ohio Revised Code.

Section 10. Open Meetings. This Council finds and determines that all formal actions of this Council and any of its committees concerning and relating to the passage of this Ordinance were taken in an open meeting of this Council or its committees, and that all deliberations of this Council and any of its committees that resulted in those formal actions were in meetings open to the public, all in compliance with the law, including Section 121.22 of the Ohio Revised Code.

Section 11. Effective Date. Pursuant to Article 6.07(b) of the New Albany Charter, this Ordinance shall become effective thirty (30) days after adoption.

CERTIFIED AS ADOPTED this _____ day of _____, 2026.

Attest:

Sloan T. Spalding
Mayor

Approved as to form:

Benjamin S. Albrecht
Law Director

Jennifer H. Mason
Clerk of Council

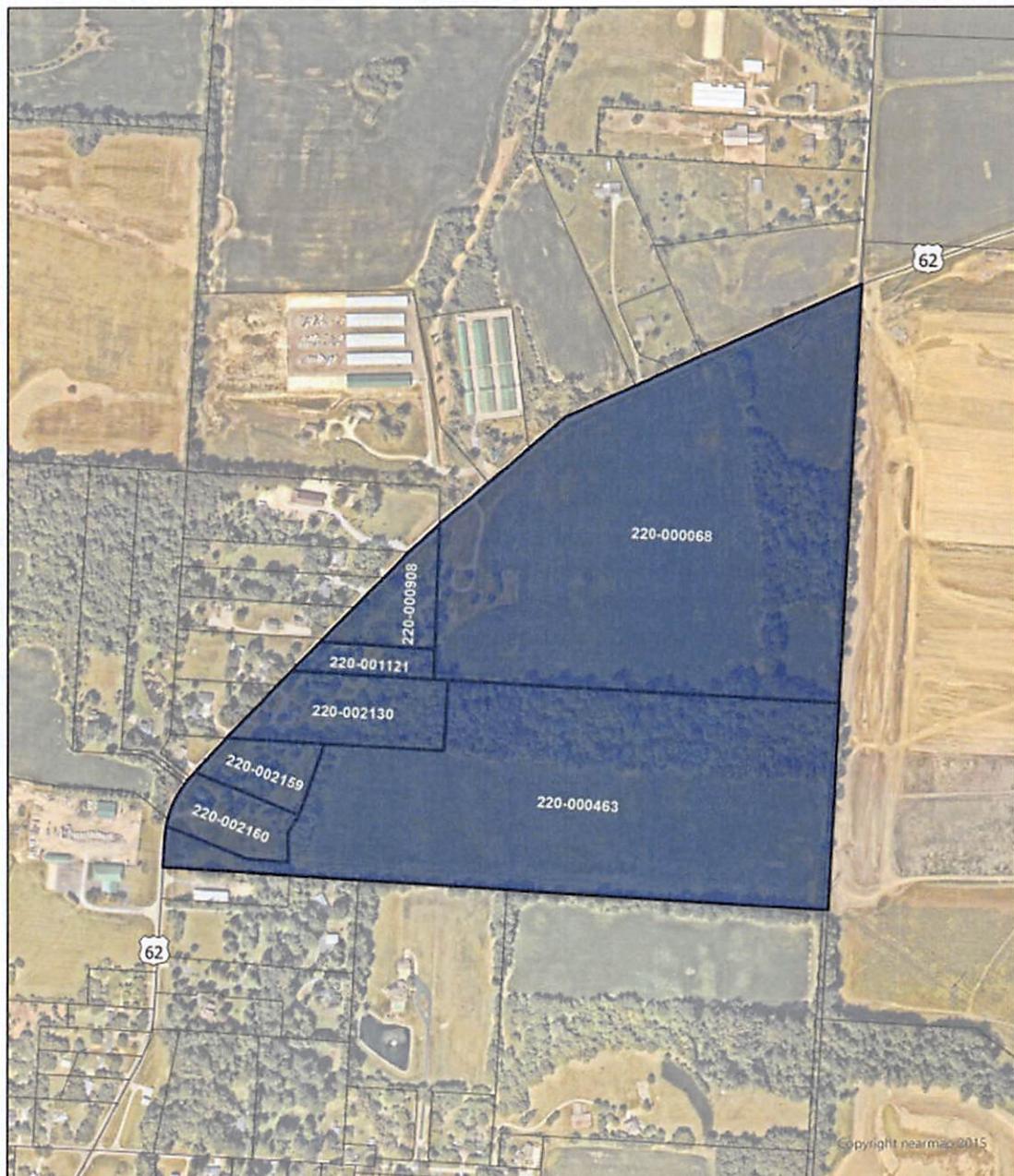
Legislation dates:

Prepared:	12/30/2025
Introduced:	01/20/2026
Revised:	
Adopted:	
Effective:	

Exhibit A – O-04-2026

PARCEL MAP

The colored areas on the attached map specifically identify and depict the parcels included in this TIF district.



Oak Grove II TIF
U.S. 62 Business District

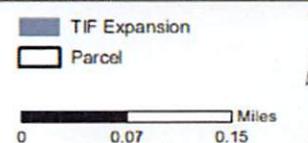


Exhibit B – O-04-2026

PUBLIC INFRASTRUCTURE IMPROVEMENTS

The Public Infrastructure Improvements include the construction of the following improvements that will directly benefit the Parcels and all related costs of permanent improvements (including, but not limited to, those costs listed in Section 133.15(B) of the Ohio Revised Code), along with any other improvements subsequently designated by Village Council:

- public roads and highways (including street realignments);
- water and sewer lines;
- leisure trails and connections;
- parks and public facilities;
- environmental remediation projects;
- stormwater and flood remediation projects, including such projects on private property when determined to be necessary for public health, safety and welfare;
- gas, electric and communications services facilities, including fiber optics;
- land acquisition, including acquisition in aid of industry, commerce, distribution, or research;
- demolition, including demolition on private property when determined to be necessary for economic development purposes;
- landscaping and signage, including brick retaining walls at roadway intersections; including in each case, design and other related costs (including traffic studies); any rights-of-way or real estate acquisition; curbs and gutters, medians, sidewalks, bikeways, and landscaping (including scenic fencing and irrigation); traffic signs and signalization (including overhead street signage); street lighting and signs; burial of utility lines (including fiber optics); erosion and sediment control measures; grading, drainage and other related work; survey work, soil engineering, inspection fees and construction staking; and all other costs and improvements necessary and appurtenant thereto.